

DESCRIPTION OF THE WILLIAM E. HEPBRON, JR. LANDS,
FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at an iron pipe on the east side of Skinners Neck Road (40' wide) at the southwest corner of the lands of Robert Hatry; and running, thence, by and with said Hatry lands N 78 28 E - 282.04' to an iron pipe, N 11 32 W - 297.00' to a stone, and S 78 28 W - 282.04' to an iron pipe on the east side of Skinners Neck Road; thence, by and with the east side of said road N 11 32 W - 410.95' to an iron pipe and the lands of Ruth V. Purdum; thence, by and with said Purdum lands and with the lands of John P. Yerkie N 78 28 E - 641.06' to an iron pipe; thence, still by and with said John P. Yerkie lands and with the lands of Charles N. Kendall, Robert S. Yerkie, Helen I. Mench, and James W. Elburn N 10 08 W - 653.39' to an iron pipe on the southeast side of Harrington Park Road (40' wide); thence, by and with said road the ten following courses and distances: (1) N 19 11 40 E - 30.41', (2) along an arc the radius of which is 58.94' and the chord of which is N 51 02 E - 62.18', (3) N 82 52 10 E - 203.21', (4) along an arc the radius of which is 53.27' and the chord of which is S 53 26 10 E - 73.61', (5) S 09 44 40 E - 534.52', (6) along an arc the radius of which is 93.24' and the chord of which is S 55 25 20 E - 133.42', (7) N 78 53 50 E - 138.86', (8) along an arc the radius of which is 75.03' and the chord of which is S 54 38 40 E - 108.78', (9) S 08 11 E - 383.26', and (10) along a curve the chord of which is S 14 27 10 E - 80.81' to the lands of Joseph R. Miller; thence, by and with said Miller lands and with the lands of Nellie V. Wilson S 10 44 10 E - 61.30' to an iron pipe and S 10 44 10 E - 414.73' to a concrete monument and the lands of Frank Riley; thence, by and with said Riley lands S 10 44 10 E - 204.30' to an iron pipe, S 34 54 E - 74.88' to a concrete monument, and S 34 54 E - 45', more or less to the mean high waters of a cove of Herringtown Creek; thence, by and with the mean high waters of said creek the nine following courses and distances: (1) S 27 17 20 E - 52.76', (2) S 74 37 E - 126.57', (3) S 05 01 W - 121.79', (4) S 50 06 20 W - 70.43', (5) S 83 32 30 W - 74.83', (6) N 75 31 10 W - 66.51', (7) S 84 11 30 W - 87.69', (8) S 09 52 30 E - 84.33', and (9) S 30 18 30 E - 132.20' to the lands of Joseph Steg; thence, by and with said Steg lands S 64 53 10 W - 4572mb26 or less to an iron pipe and S 64 53 10 W - 306.12' to an iron pipe and the lands of Charles A. Myers; thence, by and

with said Myers lands, with the northwest side of "Kelley's Park" subdivision, and with the lands of Otto Nordhoff S 6⁴ 53 10 W - 820.00' to an iron pipe on the east side of Skinners Neck Road; thence, by and with the east side of said road N 11 22 20 W - 355.84' to an iron pipe and N 11 32 W - 961.30' to the place of beginning. Containing in all 57.165 acres of land, more or less.

Subject to a 40' road or right-of-way shown on the plat of "Kelley's Park" subdivision, recorded in the Land Records of Kent County, liber WHG 23, folio 498, said right-of-way being adjacent to and parallel to the S 6⁴ 53 10 W - 820.00' line in this description.

June 6, 1983.

William R. Nuttle.

DESCRIPTION OF PART OF THE WILLIAM E. HEPBRON, JR. LANDS,
FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at a steel stake on the northwest side of Grays Inn Avenue or Kelley Park Road (40' wide), said point being the southernmost corner of the herein described lands and the easternmost corner of the lands of Charles A. Myers; and running, thence, by and with said Myers lands N 36 30 W - 300.00' to an iron pipe and a new division line between the herein described lands and other lands of Hepbron; thence, by and with said new division line N 53 30 E - 306.12' to an iron pipe and N 53 30 E 45' more or less to the mean high waters of Herringtown Creek; thence, by and with the mean high waters of said creek N 88 09 30 E 51.48', S 52 56 20 E - 117.00', and S 32 27 40 E - 75.82' to the lands of Walter C. Plummer; thence, by and with said Plummer lands S 50 38 10 W - 18' more or less to an iron pipe, S 50 38 10 W 230.85' to an iron pipe, and S 65 42 E - 80.69' to an iron pipe on the extension of the northwest side of Grays Inn Avenue; thence, by and with said extension of the northwest side of Grays Inn Avenue S 53 30 W - 212.08' to the place of beginning. Containing in all 2.438 acres of land, more or less.

Together with a right-of-way over the extension of Grays Inn Avenue (40' wide) from the northeast side of Lot 6, Block D, Kelley Park to the lands of Walter C. Plummer.

December 15, 1980.

William R. Nuttle.

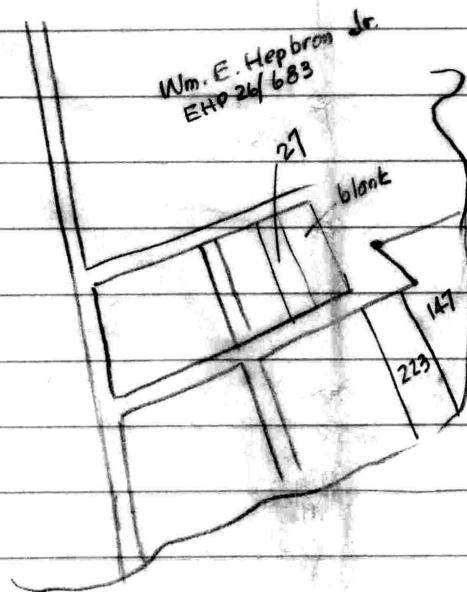
DESCRIPTION OF PART OF THE WILLIAM E. HEPBRON, JR. LANDS,
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May 11, 1979.

William R. Nuttle.

MAP 55



223 Stangle E. Fuller

EHP 28/92 wrong ref

27 Chas. A. Myers

EHP 13/317

147 Walter C. Plummer

EHP 1/364

Plummer EHP 1/364

Begin middle of spring

N 63 1/2 W - 22 to stone

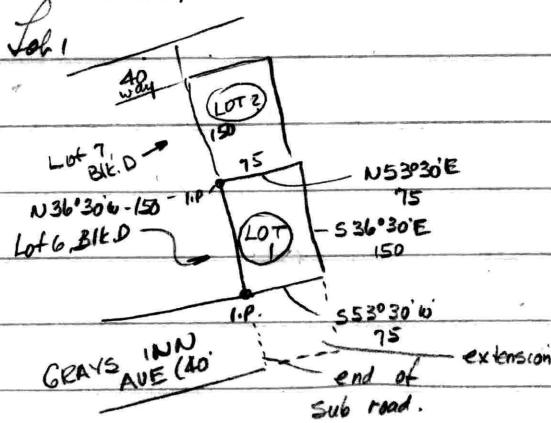
N 57 1/2 E - 16 to stone at water's edge

w/creek to beginning

Also 1/6 acre adjacent to above with access over Gray Inn Ave.

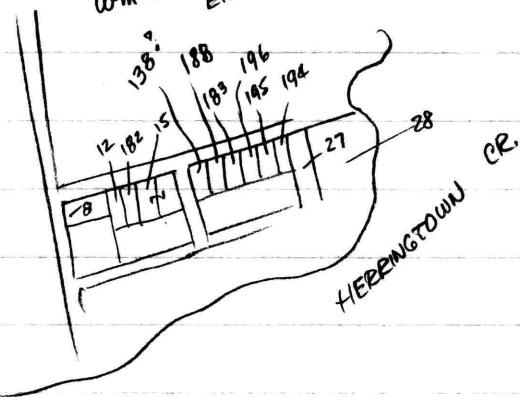
Myers EHP 13/317

Lot 1



MAP 55

Wm. F. Neff, Jr.
EHP 26/683



Lot 13
Ralph A. Smith
Wing St 523

- ✓ 8 - Otto Nordhoff WHG 23/434
- ✓ 12 Jack N Meyer EHP 131/197 - Lot 14, Sect C (should be 55'
(50' on rd.)
- ✓ 15 Walter A. Montgomery EHP 48/322 - Lots 11 & 12, Sect C
- ✓ 27 Chas. A. Myers EHP 13/317 - previous extension of 40' way
- ✓ 28 Joseph Steg EHP 118/217 2.438 Ac. - my survey
138 no ref.
- ✓ 182 Jack M. Meyer EHP 144/92 Lot 13, Sect C
- 183 Uebel, Chas L. (Lot 10, Sect D)
- ✓ 188 John P. Johnson, Jr. EHP 116/349 Lot 11, Sect D
- 194 Uebel, Chas. L., Jr. EHP 3/89 Lot 7, Sect D.
- 195 " " 12/480 Lot 8, Sect D
- 196 " " WHG 69/609 Lot 9 "

Is Lot 12, Sect. D sold?

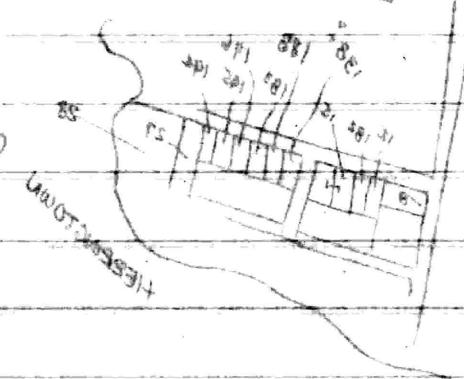
2 489 840

(57.166)

57.163

2490130

E465



4-24 Yes 3443

Herbart att

23 36 West

(In an 102) 2 tree, #1 total - 181181943

~~W.M. W. Wood~~ S.D.

5 to 2, 51.21 std = 55.18 ± 9.73 percent off. i. 33.6% / 21%

Year of first mention = 1943

Sept. 2nd 15

SEARCHED INDEXED SERIALIZED FILED - SA 884.5 115-51194-3

~~get~~ April 25

Stas, et al

SP/44/943

~~spent in 1961~~ 581 ✓

(Ans, q, to)

Jan 29, 1950 (L) 281

Oct 23, 11 to 1

PAGE 1011 943

~~of winds of Shelf~~ 881

47995, 5 to 1

88/109

~~1960-1961~~ 1961-1962

Q. 392, 3 to 1

034/51

291

... P to J

Page 3 of 3

101

When I work, I feel like

Fuller - Begins s side Grays Inn Ave

w/ Minnie Kelley S $36^{\circ}30' E$ - 291.7± to water

w/s w/di. 75± to Fuller

w/s N $36^{\circ}30' W$ to rd.

w/s N $53^{\circ}30' E$ - 75 to begin

Part of EHP 21/780 - ^{Parcel 1} Lot 3±4, Section C Kelley's Park - WHG 23/498

Parcel 2 - Begins s side Grays Inn Ave.

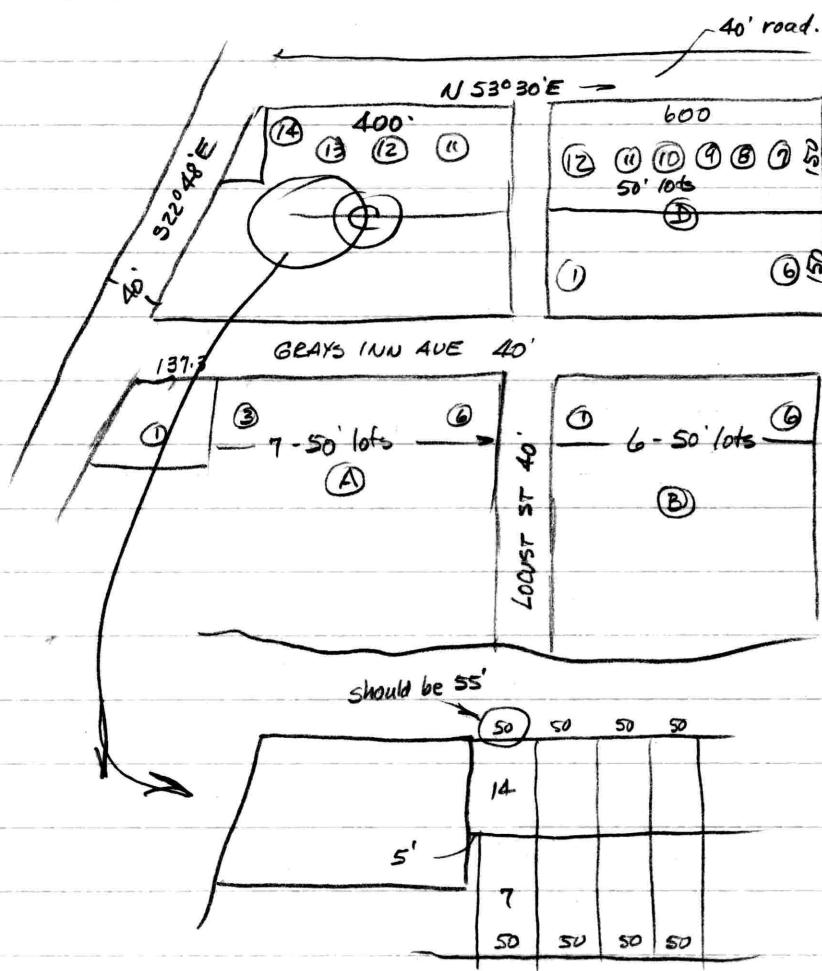
w/ Kelley S $36^{\circ}30' E$ - 291.7± to water

w/di. 150' to Myers.

w/s N $36^{\circ}30' W$ - 239± to rd.

w/s N $53^{\circ}30' E$ - 150 to begin

Kelley's Park - WHG 23 498



JR1/414

Begin middle of spring on "Buzzard Point" on w side of creek
N $63\frac{1}{2}^{\circ}$ W - 22³⁶³ to stone

① S $57\frac{1}{2}^{\circ}$ W - 28⁴⁶²

S $45\frac{3}{4}^{\circ}$ E 22.5 to cedar by side of pine on side of creek
w/ creek to begin

Begin stone N side Creek

N 44° W - 28.9 476.85

S $12\frac{1}{2}^{\circ}$ E - 30⁴⁹⁵ to cr.

② N 63° E - S.1 84.15

N $33\frac{1}{4}^{\circ}$ E - S.1 84.15

st line to begin

JR2/246

Begin stone at end of 1st line of land wrinkles to Dardeng?
w/s N 20° W - 120¹⁹⁸⁹ to stone cor. Collens

N 70° E - 21^{346.5}"

S $17\frac{1}{4}^{\circ}$ E - 148²⁴⁴²"

st. line to begin

JFG 3/180

Begin stone SE cor. herein

S 72° W - 20 $\frac{3}{4}$ ^{342.38} to low. wrinkles

w/s 17 p. 280.5

N 70° E - 18.5 305.25

st line to begin

PLOTTED
1" = 1000

WHD 49/331 Yerchie

Begin stone at NW cor on E side rd.

N $74^{\circ}20' E$ - 40 to stone

S $13^{\circ} E$ - 6

S $74^{\circ}20' W$ - 40 to rd.

N $13^{\circ} W$ - 6 to begin

SE

Begin stone pt. of above

N $74^{\circ}20' E$ - 210

S $13^{\circ} E$ - 99

S $74^{\circ}20' W$ - 210 to E side rd.

wfs N $13^{\circ} W$ - 99 to begin

French FHP 63/48

Begin S side 15' private rd. at NE cor. Boultas
w/f Boultas s dir. 135 to pt. N line Watson
w/f E dir. 318 to Kelley
w/f N " 135 to S side private rd.
w/f W " 318 to begin

Elburn RAS 32/92

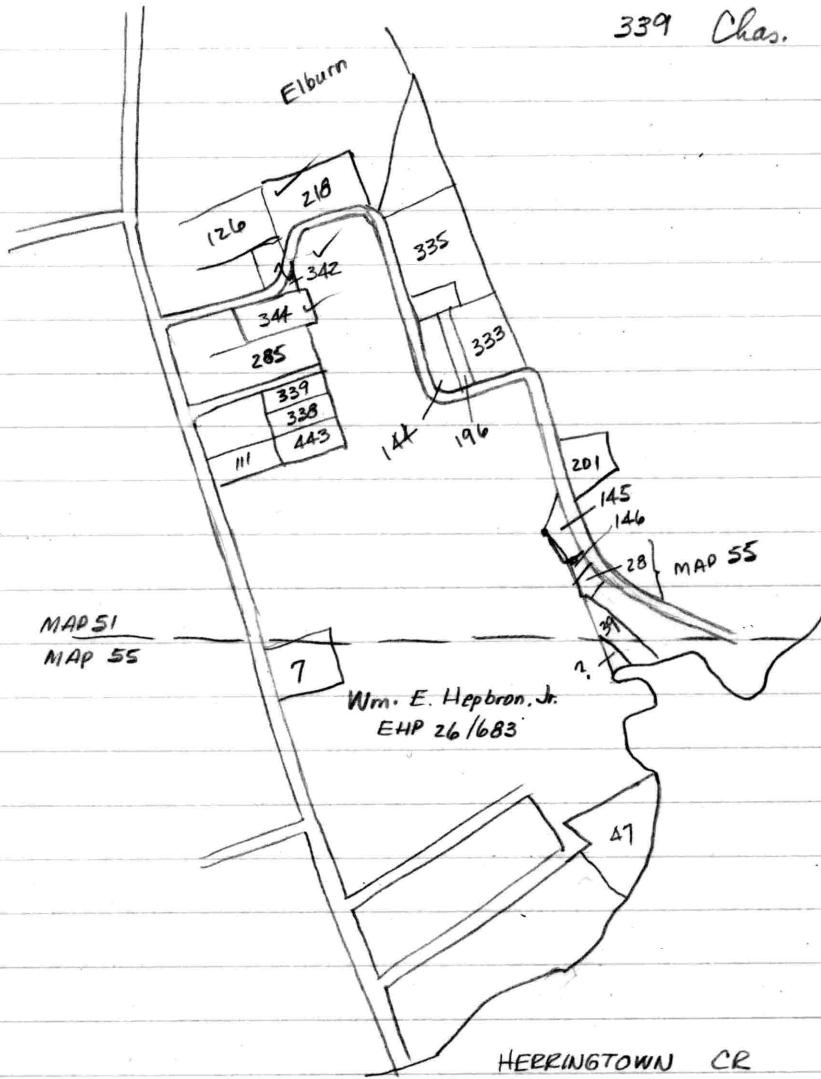
Begin stone on line of Jas. Kelley at SE cor.
w/f Kelley N dir. 135 to stone

w/f Hemfelt ^{w dir.} 42' to stone

" S dir. 135 to stone N side 15' private rd.

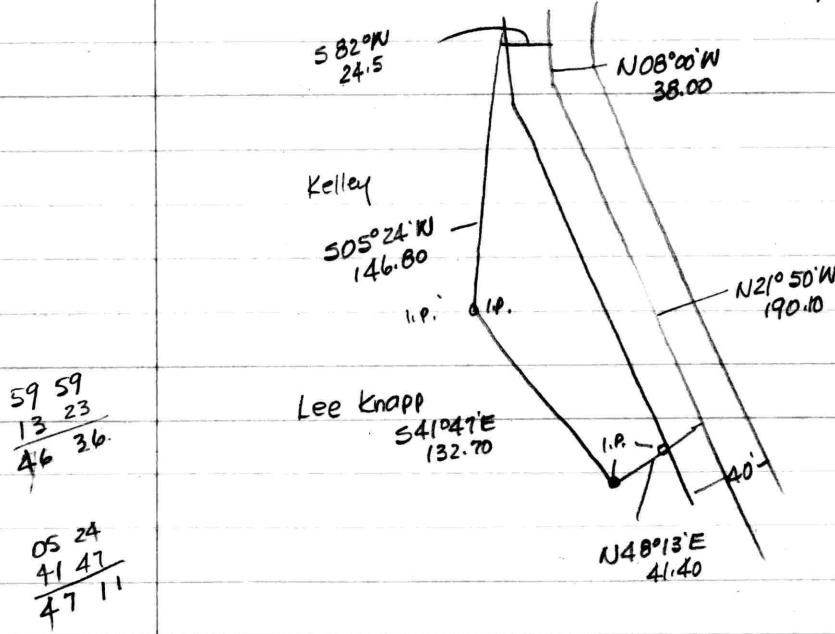
w/f E dir. 42' to begin

285 - Robt. S. Yerlie WHG 49/331
 339 Chas. N. Kendall



7 - Robert Hatry	WHG 68/108	2.00
47 - John Barbosa	EHP 44/ 593	.1.00
28 - no record		
39 - Frank Riley	WHG 7/41	
146 - Nellie V. Lurion	EHP 84/632	
145 - Jas. R. Miller, Jr.	EHP 62/788	
218 - John W. Hubbard, Sr.	EHP 58/922	
342 - Jas. W. Elburn	RAS 32/92	
344 - Helen J. French	EHP 63/48	
335 - Ronald J. Hoggins	EHP 84/842 & 845	
144 - James R. Kirby	EHP 24/542	

Now for R. Miller
W.H.G. 32/136 - Herman Hill to Eliza Elbourn



Melcalfe 1953

Being part of RAS 13/125

Wm. Kelley to Martha Kendall SB8/451

Begin stone NW cor on E side rd.

N $74\frac{1}{2}^{\circ}$ E - 40 to stone

S 13° E - 6

S $74\frac{1}{2}^{\circ}$ W - 40 to rd.

N 13° W - 6 to begin

1A 2R

Being part of Bogle to Kelley JKH 1 395

JKH1/588 - Robt Bogle to Lemuel Elbern

" 395 " " " Mary A. Kelley

Begin stone on line of Jones

wfs N 20° W - 24 to stone at sw cor. Thos. Kelley

wfs N 70° E - 40 to stone

of Jas. Kelley S 20° E - 24 to stone

1st line to begin

6A

Begin stone side prch rd.

S $15\frac{1}{2}^{\circ}$ E - 18 to stone

N $74\frac{1}{2}^{\circ}$ E - 18 to stone

N $15\frac{1}{2}^{\circ}$ W - 18 " "

1st. line to begin

~~Hatry~~

JNG8/6-

Begin SW cor. of Mrs. Smith

N $75\frac{1}{2}$ E - 21 p. 346.5

S $17\frac{1}{2}$ E - 26 ? 429

S $75\frac{1}{2}$ W - 21 346.5

st line to begin

JNG9/122 - 3 $\frac{1}{2}$ A on creek adjoining Sam. Winkles, Hezekiah Coleman,
Peregrine Kelley & John Bruff - conveyed to Thos. Kelley
by Albert L. Miller July 27, 1833

JNG 9/123

Begin stone by pine tree

S 44° E - 68.4 1128.6

N 58° E - 46.5 767.25

N 54° W - 12.4 204.6

N 56° W - 16.1 265.65

N 49° W - 31 511.5

st line to begin

JNG 12/443

Begin stone at water on point

w/ Thos. Desham across to the small cove to water

③ w/ water around pt. to stone & begin
3/4 A

Begin stone AW near cherry on land of Richard Gresham
about 2 p from Grays Inn C. and in line of Abraham Wareham

S 89° W - 14 $\frac{1}{3}$ to stone AW

③ N 60° W - 9 148.5 "

N 17° W - 27 $\frac{1}{2}$ 453.75 "

N 65° E - 20 330 "

on line of Richard Spencer

w/s to begin

①

Begin stone SE cor herein adjoining Spencer
S 65° W - 21 to Winkles, w/s 39 $\frac{1}{2}$ p., N $75\frac{1}{2}$ E - 21 346.5

1st line to begin

PLOTTED
1" = 1000

JF6 3/289

Begin stone N side Drays Inn C.
1648.02

N16°20'W - 99.88 to stone

48,02

1209.12
= 43° E - 73.28 " "

1209.12

$343^{\circ}E - 13.28$ " "
 $511\frac{3}{4}^{\circ}E - 28.91$ to C. ^{477.02}

477.02

down creek to begin

JKH 2/146

Begin stone by ^{me} pine

^{666b}
N 70° E - 40 to stone

N 20° W - 80¹³²⁰ "

U 20°W - 80 " 660

~~310 w - 40~~ to Jones
wts to begin

w/s to begin
S & E 24 lot purchased by Lemuel Elbourn

64

Run these
two deeds

Hatry - W+G 68/108

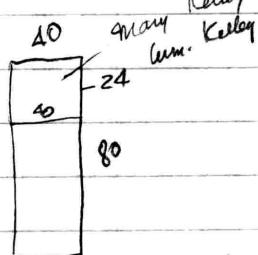
Begin E side path rd.

w/nd S 15 1/2° E - 18²⁹⁷ to stone

Wf Jas. Kelley N74½°E - 18 to stone

N 15° 20' - 18 "

574 1/2°W - 18 to begin



$$\frac{1320}{390} \cancel{\times} \\ \cancel{92}$$

Barbosa - EHP 44/593

{ Parcel 1 Begin stone on rd. at NE cor. Mary Collier
N 8.9 to E side lot

S 84°W - 20.2

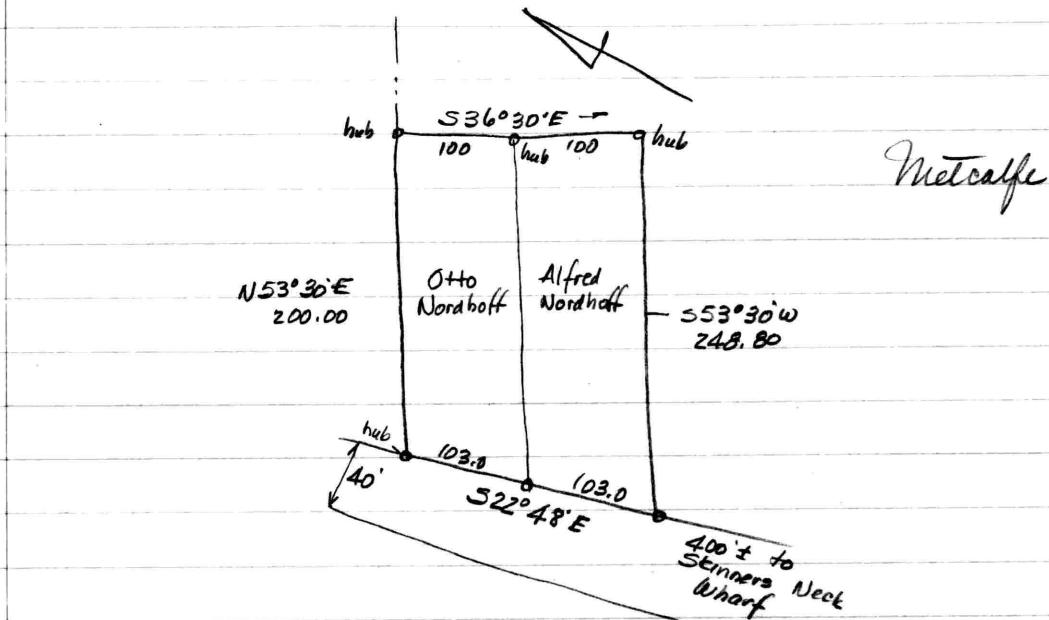
South 7.8 to Collier

w/s N 84°E - 20.2 to begin

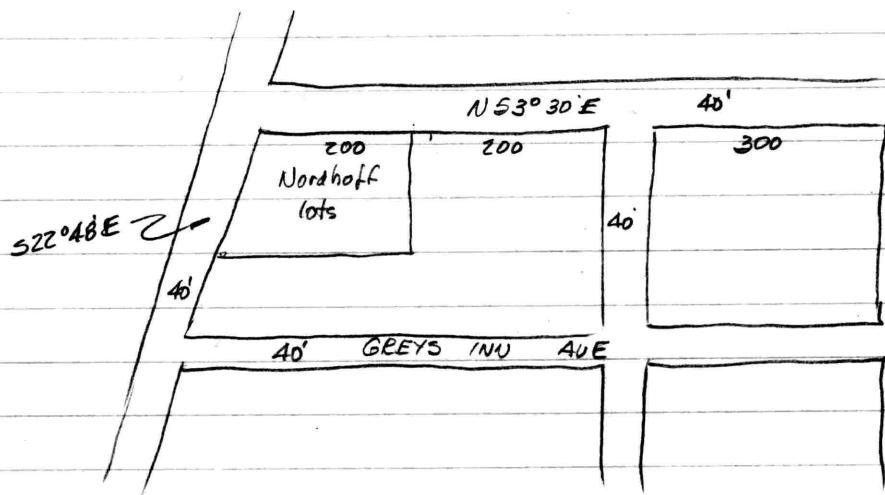
{ Parcel 2 - see plat WHG 72/81
Metcalfe 1961

lots in
Perry Creek
do not seem
to apply

WHG 23/434 -



WHG 23/498 - Plat of Kelleys Park - Metcalfe 1952



Chain of Purdum

Boulter to Purdum WHG 71/709

Schrader to Boulter RAS 44/236

Dickel to Schrader RAS 14/157

Deigher to Dickel PRA 7/137

Scott to Deigher JTD 7/284

Luther Kelley to Scott SGF 6/529

part of part of division of heirs of Wm. Kelley July 14, 1896 SGF 2/16

SGF 2/6 - James T. Kelley et al to Luther

Begin stone SW cor in rd.

w/rd. N 14° 1/2' W - 6.1 to stone

N 74° 1/2' E - 43.4 "

S 13° E - 6.1 "

S 74° 1/2' W - 43.4 to begin

1A 2R 23P

Thos. B. Kendall	
Chas. Kelley	
Jas. T. Kelley	
Luther Kelley	100.65
	716.1

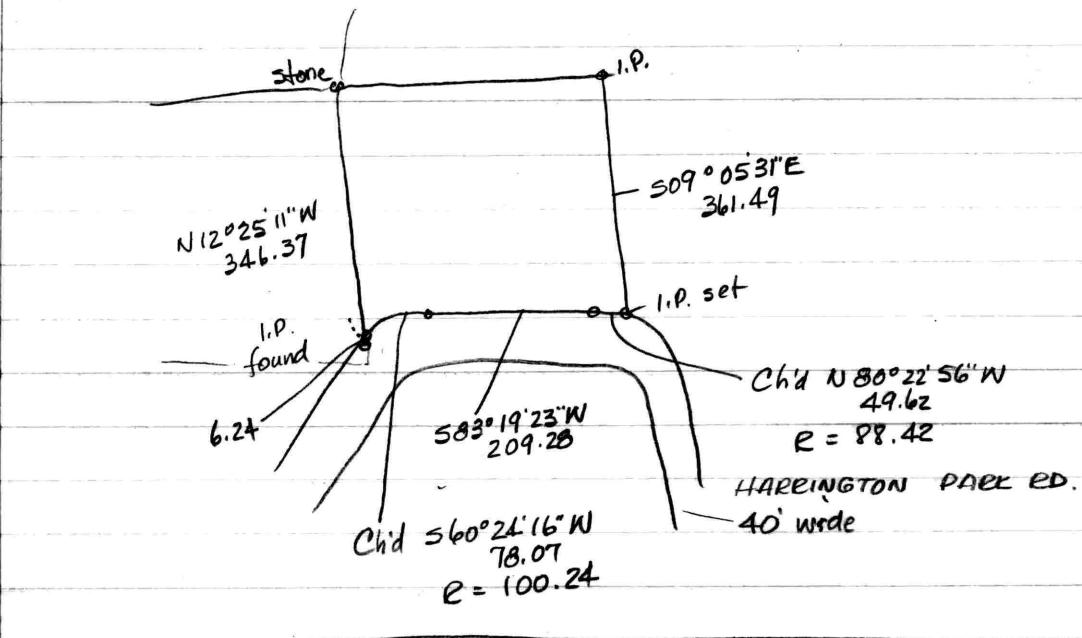
Chas. Kelley to Mrs. Kendall
JTD 1/90

Wm. Kelley to Martha Kendall SB 8/451 ✓

JKH 5/651 - Andrew Price to Wm. Kelley - does not apply

Hulbard - EHP 58/722

MCC - 1974

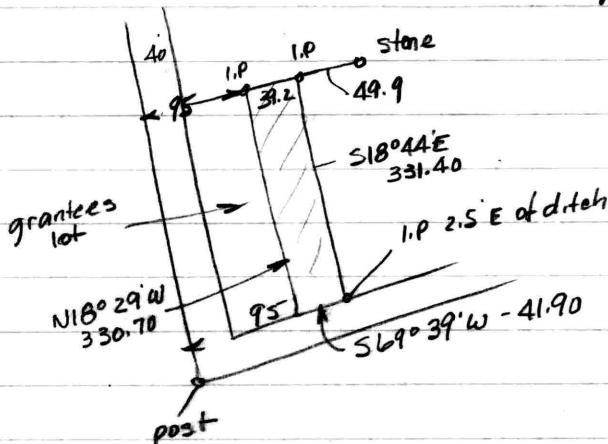


Mench - EHP 63/48

Begin pt. on S side 15' rd. at NE cor. Boulder
w/ Boulder S 135' on N line of Watson
w/ Watson E 318' to Jas. Kelley
w/s N-135 on S side rd.
w/s W-318 to begin

Kirby EHP 24/542

McCalfe 1967



Wilson - EHP 84/632

Parcel 1

Begin NW cor Elbourn lands at cor. Herman C. Berg
 $S 59^{\circ} 59' E - 210$

SW dir. $170^{\circ} \pm$ to James Kelly
w/s $N 13^{\circ} 23' W - 210$

Parcel 2 - Part of Berg

Begin at end of $N 13^{\circ} 23' W - 489.3$ (see RAS 30/518)

$S 59^{\circ} 59' E - 210$

$S 59^{\circ} 59' E - 32' \pm$

wf new line S dir. $210' \pm$

NW dir. $85' E$

$N 13^{\circ} 25' W - 75$

NE dir. $170' \pm$ to begin

Riley - WHG 7/41

Begin at end of $N 13^{\circ} 23' W - 489.3$ line at stone

$S 13^{\circ} 25' W - 285' \pm$

$S 13^{\circ} 25' W - 204.30' \pm$

$S 53^{\circ} 02' W - 111.0' \pm$

$N 72^{\circ} 04' W - 123.6' \pm$

$N 48^{\circ} 33' E - 73.8' \pm$

NE dir. $359' \pm$ to begin

Berg to Elbourn - RAS 30/518

Begin stone NW cor.

w/ Elbourn $S 24^{\circ} 09' W - 165.3$ to stone on MHW

w/s $S 48^{\circ} 33' W - 98.8$

$S 72^{\circ} 04' W - 123.6$ to Kelly

w/s $N 53^{\circ} 02' W - 111.0$

$N 13^{\circ} 23' W - 489.3$ to fence cor

w/ Berg $S 59^{\circ} E - 635$

$S 36^{\circ} 26' W - 48.5$ to Higgins

w/ Elbourn $N 41^{\circ} 47' W - 91.0$ to begin

Nephron EHP 26/683 Frank Kelley to Com. E. Nephron Jr. et ux.
Feb 22, 1968

All that 67.539-acre tract (WHG 21/461), S 1/2 E
all those lots sold by Kelley in Kelly's Park
S 1/2 A conveyed to Minnie M. Kelley 1/30/63

WHG 21/461 - Preston Neck, trustee to John Kelley

✓①	JNG 8/6	Apsley to Jas. Kelley	3A 1R 20P
✓②	JNG 9/12	Jas. Kelley	3 1/2
✓③	" /123	Francis Wickes	16A, 5P
✓④	JNG 12/443	Jacob Bullen	11A 3R
✓⑤	JR 1/414	Com. Coleman	5A - 2R - 16P
✓⑥	JR 2/246	Jas. P. Wickes	15A; 1R, 22P
✓⑦	JFG 3/180	Cyrus Rasin	2A, 9P
✓⑧	JFG 3/289	Geo W. Bacon	12A, 3R, 9'6P
✓⑨	JKH 2/146	Robt Bogle	20A

Conveyances from Frank Kelley

RAS 34/537 - SRC - 30' clw for rd leading from Munies Neck Rd
WHG 23/434 Nordhoff ✓ to Herringtown Cr.

/509 Geo. C. Kelley - exchange of prop. on creek

24/181 Nordhoff - see plat WHG 23/434

/191 Callan - part of Kelley Park subdiv.

WHG 37/639 Co. Comm. - took over Gray's Inn Ave (40' wide)

'85

22056 Kelley's Park Rd
Rock Hall

Donald Blyler
2101 Fonderwhite Rd
FONDERWHITE
Lebanon PA 17042

Of 919 2725656
H " 949 6831

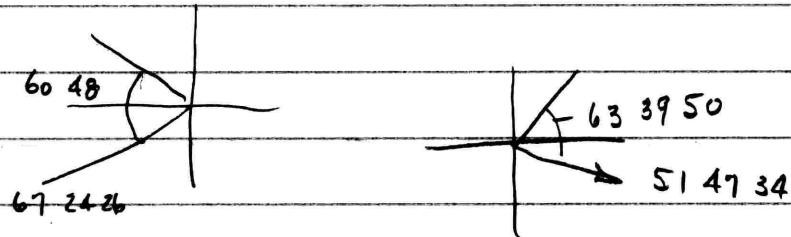
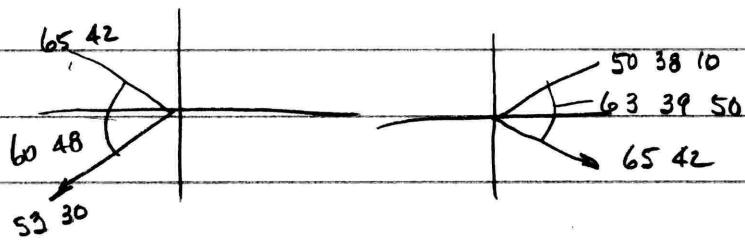
Jos Steg. poco.

A2	A1	A1	O	75.80
A2		A2	L176°53'30"	185.43
		A1A	R111°50'30"	218.19
A2	A2	A4 rod	R127°05'40"	96.18
		A3A	R123°06'20"	15.20
A4	A3	A5	L67°31'20"	201.77
		A4A	R76°34'00"	8.90
A5	A4	A6	L89°39'40"	308.42
		steel stake	L108°40'40"	8.91

A1-A2- 503°50' W

88 59 60
22 35 34
67 24 26

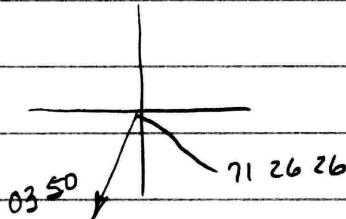
67 24
53 30



N 51° 47' 34" W - 80.69

N 64° 32' 36" - 230.85

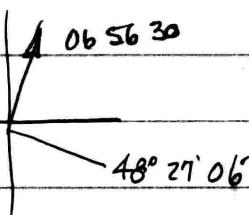
(A1)



A1-A2-(11)

L 75° 16' 26" - 19.44

(A3)



A3-A2-(13)

R 124° 36' 24" 14.62

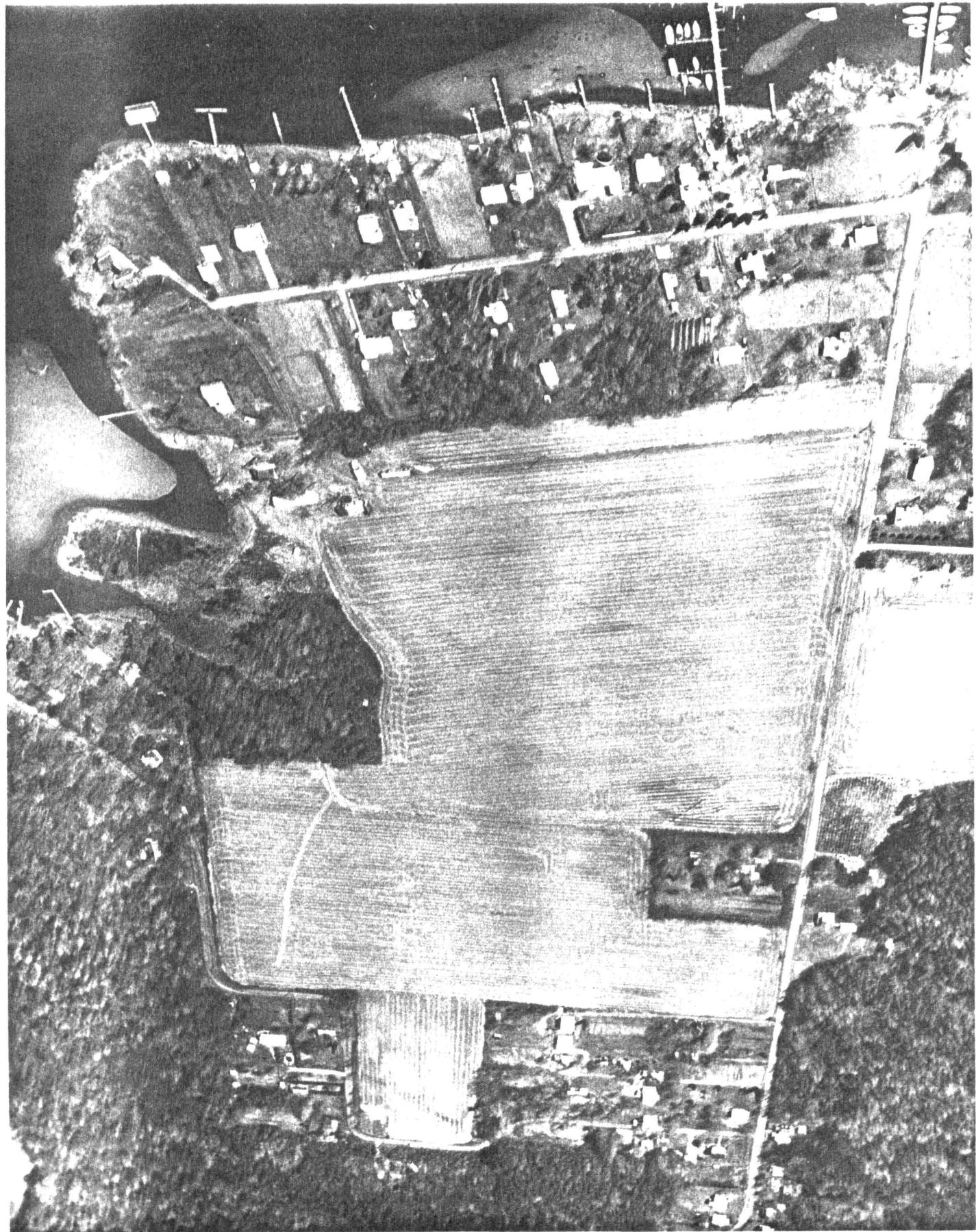
24 37 19
0.32
.29 .013

(A2A) 64 19 30

88 56 49

A2A-A2-14

P 155° 22' 41" 0.32



This is to certify that the improvements indicated hereon are located as shown.

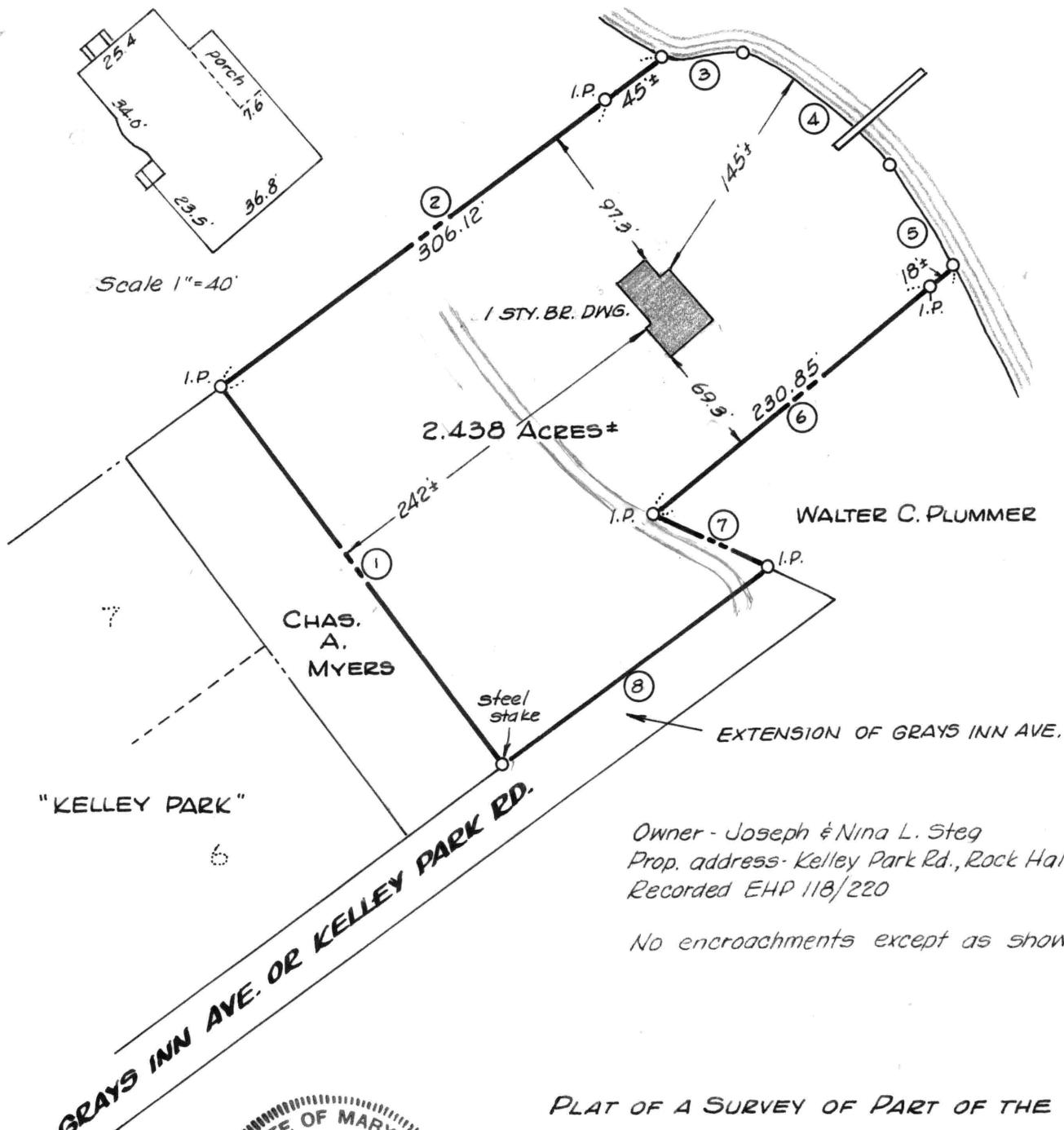
William R. Nuttle
Oct. 17, 1985.

KELLEY PARK
AZIMUTH

NO.	BEARING	DIST.
1	N 36° 30' 00" W	300.00'
2	N 53° 30' 00" E	351.12'
3	N 88° 09' 30" E	51.48'
4	S 52° 56' 20" E	117.00'
5	S 32° 27' 40" E	75.82'
6	S 50° 38' 10" W	248.85'
7	S 65° 42' 00" E	80.69'
8	S 53° 30' 00" W	212.08'

HERRINGTON
CREEK

ELWOOD P. BLANCHARD, JR.



Owner - Joseph & Nina L. Steg
Prop. address - Kelley Park Rd., Rock Hall, Md.
Recorded EHP 118/220

No encroachments except as shown.

PLAT OF A SURVEY OF PART OF THE
WILLIAM E. HEPBRON, JR. LANDS

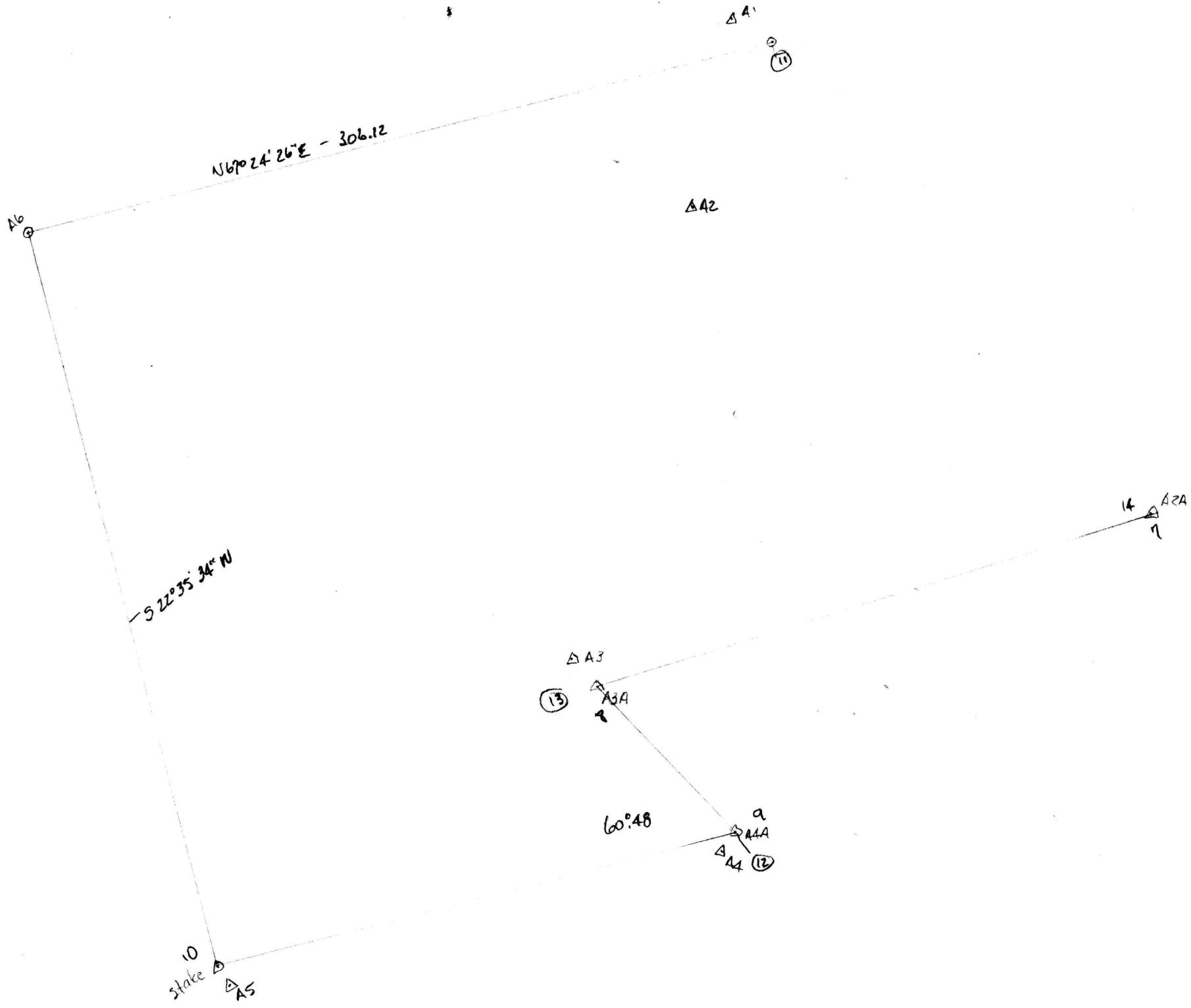
5TH DISTRICT, KENT COUNTY, MD.

Scale 1"=100' Dec. 1980.

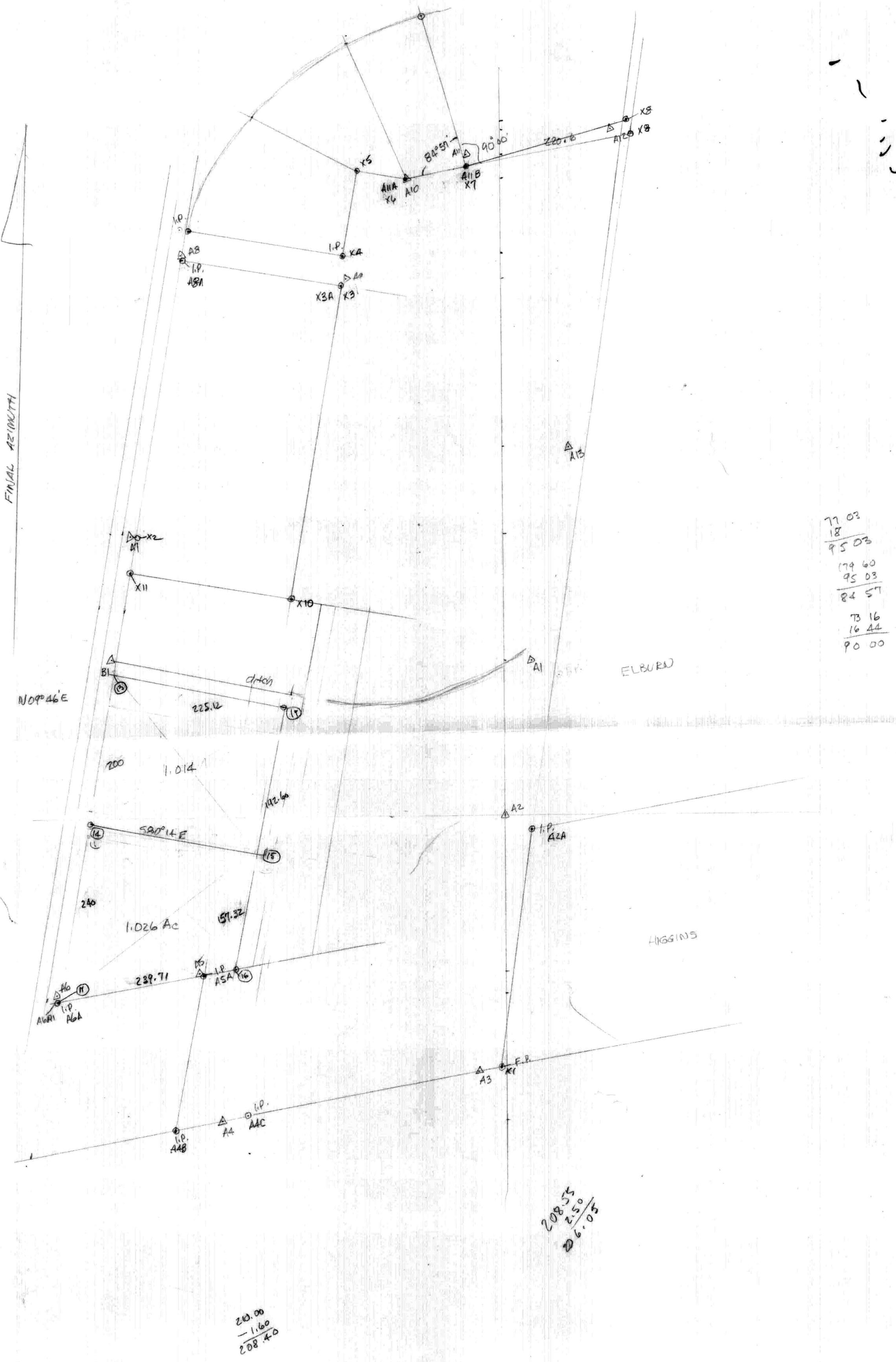
William R. Nuttle, Reg. Surveyor
Chestertown, Md.

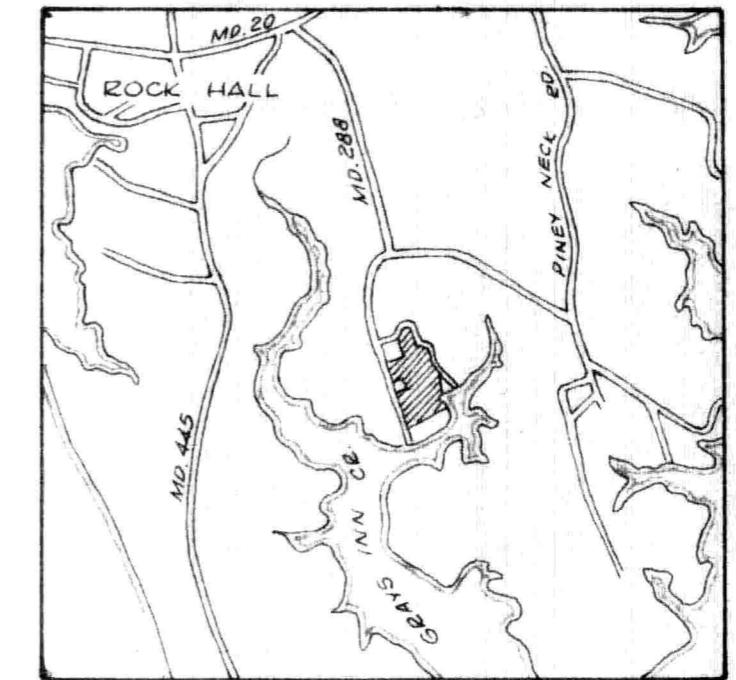
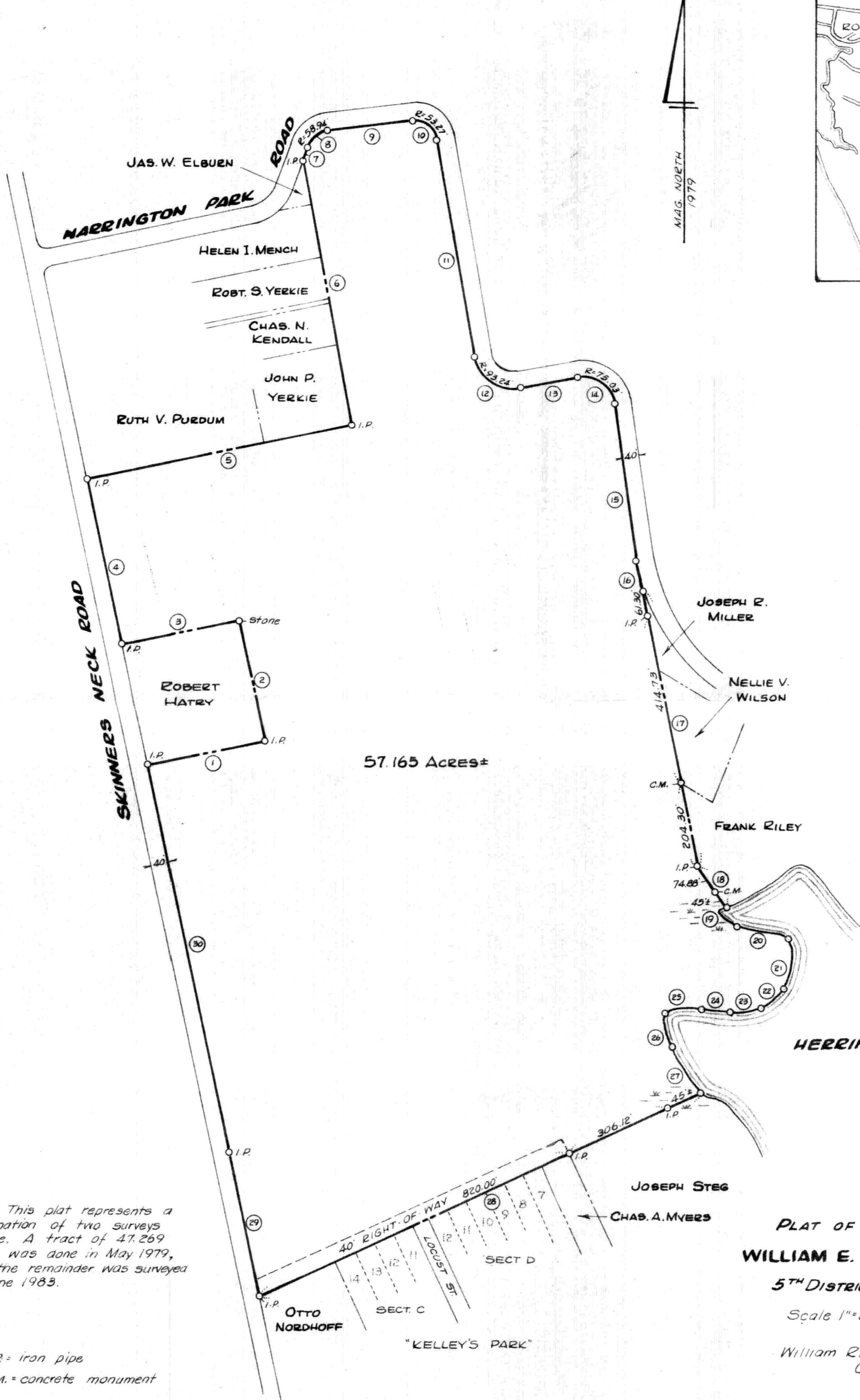


I.P. = iron pipe



FINAL ASSESSMENT





PLAT OF A SURVEY OF THE
WILLIAM E. HEPBRON, JR. LANDS
5TH DISTRICT, KENT COUNTY, MD.

Scale 1"=200' June 1983.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.